

066.A

0006

0035.0

Map

Block

Lot

1 of 1

Condominium

CARD ARLINGTON

Total Card / Total Parcel

APPRAISED:

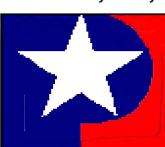
1,016,500 / 1,016,500

USE VALUE:

1,016,500 / 1,016,500

ASSESSED:

1,016,500 / 1,016,500


Patriot
Properties Inc.
PROPERTY LOCATION

No	Alt No	Direction/Street/City
35		CUTTER HILL RD, ARLINGTON

OWNERSHIP

Owner 1:	KEMMERLING STEPHEN & ERICA	Unit #:	35
Owner 2:			
Owner 3:			
Street 1:	35 CUTTER HILL RD		
Street 2:			

Twn/City: ARLINGTON

St/Prov: MA	Cntry	Own Occ: Y
Postal: 02474		Type:

PREVIOUS OWNER

Owner 1:	DOHERTY STEPHEN/TRUSTEE -
Owner 2:	FTO REALTY TRUST -
Street 1:	109 BLANCHARD ST
Twn/City:	LAWRENCE
St/Prov: MA	Cntry
Postal: 01843	

NARRATIVE DESCRIPTION

This parcel contains . Sq. Ft. of land mainly classified as Condo with a Condo TnHs. Building built about 2015, having primarily Vinyl Exterior and 3818 Square Feet, with 1 Unit, 3 Baths, 0 3/4 Bath, 1 HalfBath, 7 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0	Sq. Ft.	Site			0	0.	0.00	8314																

IN PROCESS APPRAISAL SUMMARY

IN PROCESS APPRAISAL SUMMARY								Legal Description				User Acct	
Use Code								Land Size	Building Value	Yard Items	Land Value	Total Value	
102								0.000	1,014,500	2,000		1,016,500	
Total Card													
Total Parcel													
Source: Market Adj Cost									Total Value per SQ unit	/Card: 266.24	/Parcel: 266.24		
Entered Lot Size													
Total Land:													
Land Unit Type:													

PREVIOUS ASSESSMENT								Parcel ID				USER DEFINED					
Tax Yr								Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022								102	FV	1,014,500	2,000	.		1,016,500		Year end	12/23/2021
2021								102	FV	996,100	2,000	.		998,100		Year End Roll	12/10/2020
2020								102	FV	977,700	2,000	.		979,700	979,700	Year End Roll	12/18/2019
2019								102	FV	954,500	2,000	.		956,500	956,500	Year End Roll	1/3/2019
2018								102	FV	865,000	2,000	.		867,000	867,000	Year End Roll	12/20/2017

SALES INFORMATION								TAX DISTRICT				PAT ACCT.			
Grantor		Legal Ref		Type		Date		Sale Code		Sale Price		V	Tst	Verif	Notes
DOHERTY STEPHEN		68113-529		9/29/2016				915,000		No		Master Deed 68113:529			

BUILDING PERMITS												ACTIVITY INFORMATION					
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name					
6/6/2021	697	Solar Pa	10,000	C					5/27/2020	Left Notice	DGM	D Mann					
6/6/2019	828	Redo Bas	75,750	O				finish 50% of bsmn	7/27/2018	Measured	DGM	D Mann					
									7/27/2017	NEW CONDO	DGM	D Mann					

Sign: VERIFICATION OF VISIT NOT DATA _____ / _____ / _____

